IN THE HIGH COURT OF JUDICATURE, ANDHRA PRADESH
AT HYDERABAD

(*Special Original Jurisdiction*)

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WEDNESDAY, THE TWENTYSEVENTH DAY OF JULY

TWO THOUSAND AND FIVE

P R E S E N T

THE HON'BLE SRI JUSTICE ELIPE DHARMA RAO

WRIT PETITION No.16404 OF 2005

Between:

Chilupuri Koushik … Petitioner

Versus

The Mandal Revenue Officer,

Hanamkonda , Warangal District. … Respondents

Counsel for the Petitioner: Mr.A.PRABHAKAR REDDY (830)

Counsel for the Respondent: GOVT.PLEADER FOR REVENUE

O R D E R :

This writ petition is filed to declare the action of the respondent in not issuing pattedar passbook and title deeds to the petitioner in respect of the land in survey no.1580/A and 1580/B/C in an extent of Acs:1-02 gts and Ac:1-00 gts., respectively ssituate at Madikonda village of Hanamkonda Revenue Mandal, Warangal district, as highly arbitrary, and illegal.

The petitioner is the owner and possessor of the land in survey no.1580/A in an extent of Ac:1-02 gts., and also in survey no.1580/B/C in an extent of Ac:1-00 gts.,

situate at Madikonda village, Hanamkonda Mandal, Warangal district. He purchased the same under registered sale deed dated 14-6-2004 for a valid sale consideration of Rs.2,05,000-00 from his original owner, Mr.K.Madhusudhan Reddy. At the time of registration of sale deed, the original deed of his vendor was produced and an entry was made to that effect in the title deeds. The Joint Sub-Registrar, Hanamkonda, made the entry in respect of the transfer of right over the land in his favour on 14-6-2004 in the title deed. Ever since the date of its purchase, the petitioner is in possession of the said lands.

The petitioner submits that he has submitted a copy of registered sale deed along with an application dated 01-11-2004 to the Mandal Revenue Officer, Hanamkonda, along with the statement of Mr.K.Madhusudhan Reddy that he has no objection to issue title deeds and passbook in respect of the said lands seeking to mutate his name in the place of Mr.K.Madhusudhan Reddy in the revenue records and also issue pattedar passbook and title deeds to him. Now the grievance of the petitioner is that the respondent is dodging the matter on one pretext or the other and the respondent has not taken any action either in mutating his name or issuing pattedar passbook, causing much hardship for him to develop the land by obtaining any loan from the bank.

Considering the facts and circumstances of the case, without going into merits or otherwise, I deem it appropriate to dispose of the writ petition at the admission stage, directing the respondent to consider and dispose of the representation dated 01-11-2004 submitted by the petitioner and pass appropriate order on merits and in accordance with law, positively, within two weeks from the date of receipt of a copy

of this order, after affording reasonable opportunity of hearing the petitioner.

With the above direction, the writ petition is disposed of at the admission stage. No costs.

JULY 27th, 2005. ----------

I S L. ELIPE DHARMA RAO, J.